

**SNAPSHOT of HOME Program Performance--As of 12/31/08**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): Des Moines

State: IA

PJ's Total HOME Allocation Received: \$19,620,391

PJ's Size Grouping\*: B

PJ Since (FY): 1992

| Category   | PJ       | State Average | State Rank | Nat'l Average   | Nat'l Ranking (Percentile):* |         |         |
|--|----------|---------------|------------|-----------------|------------------------------|---------|---------|
|  |          |               |            |                 | Group                        | B       | Overall |
| Program Progress:  |          |               |            | PJs in State: 6 |                              |         |         |
| % of Funds Committed   | 92.40 %  | 91.99 %       | 4          | 90.66 %         | 69                           | 68      |         |
| % of Funds Disbursed   | 83.68 %  | 84.61 %       | 3          | 81.06 %         | 56                           | 53      |         |
| Leveraging Ratio for Rental Activities                           | 8.31     | 8.67          | 1          | 4.62            | 100                          | 100     |         |
| % of Completed Rental Disbursements to All Rental Commitments*** | 92.31 %  | 93.90 %       | 5          | 81.27 %         | 46                           | 41      |         |
| % of Completed CHDO Disbursements to All CHDO Reservations***    | 78.01 %  | 80.48 %       | 5          | 68.23 %         | 65                           | 61      |         |
| Low-Income Benefit:  |          |               |            |                 |                              |         |         |
| % of 0-50% AMI Renters to All Renters                            | 97.79 %  | 90.83 %       | 1          | 79.86 %         | 92                           | 89      |         |
| % of 0-30% AMI Renters to All Renters***                         | 73.38 %  | 60.60 %       | 2          | 44.82 %         | 93                           | 88      |         |
| Lease-Up:  |          |               |            |                 |                              |         |         |
| % of Occupied Rental Units to All Completed Rental Units***      | 100.00 % | 98.13 %       | 1          | 94.65 %         | 100                          | 100     |         |
| Overall Ranking:   |          |               | In State:  | 2 / 6           | Nationally:                  | 95 94   |         |
| HOME Cost Per Unit and Number of Completed Units:                |          |               |            |                 |                              |         |         |
| Rental Unit  | \$8,850  | \$11,367      |            | \$25,419        | 680 Units                    | 68.40 % |         |
| Homebuyer Unit   | \$25,748 | \$15,877      |            | \$14,530        | 239 Units                    | 24.00 % |         |
| Homeowner-Rehab Unit   | \$26,871 | \$20,311      |            | \$20,251        | 72 Units                     | 7.20 %  |         |
| TBRA Unit  | \$2,400  | \$744         |            | \$3,156         | 3 Units                      | 0.30 %  |         |

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Des Moines IA

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

|                    | Rental   | Homebuyer | Homeowner |
|--------------------|----------|-----------|-----------|
| <b>PJ:</b>         | \$55,101 | \$97,141  | \$32,153  |
| <b>State:*</b>     | \$84,946 | \$67,706  | \$42,740  |
| <b>National:**</b> | \$89,640 | \$72,481  | \$22,984  |

**CHDO Operating Expenses:**  
(% of allocation)

**PJ:** 4.0 %  
**National Avg:** 1.1 %

**R.S. Means Cost Index:** 0.91

| <b>RACE:</b>                             | Rental<br>%  | Homebuyer<br>%   | Homeowner<br>%   | TBRA<br>%   |
|--|--|--|--|---|
| White:                                   | <span style="border: 1px solid black; padding: 2px;">47.4</span> | <span style="border: 1px solid black; padding: 2px;">33.1</span> | <span style="border: 1px solid black; padding: 2px;">41.7</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Black/African American:                  | <span style="border: 1px solid black; padding: 2px;">38.1</span> | <span style="border: 1px solid black; padding: 2px;">31.0</span> | <span style="border: 1px solid black; padding: 2px;">45.8</span> | <span style="border: 1px solid black; padding: 2px;">100.0</span> |
| Asian:                                   | <span style="border: 1px solid black; padding: 2px;">0.1</span>  | <span style="border: 1px solid black; padding: 2px;">8.8</span>  | <span style="border: 1px solid black; padding: 2px;">1.4</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| American Indian/Alaska Native:           | <span style="border: 1px solid black; padding: 2px;">0.6</span>  | <span style="border: 1px solid black; padding: 2px;">1.3</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Native Hawaiian/Pacific Islander:        | <span style="border: 1px solid black; padding: 2px;">6.9</span>  | <span style="border: 1px solid black; padding: 2px;">4.2</span>  | <span style="border: 1px solid black; padding: 2px;">2.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| American Indian/Alaska Native and White: | <span style="border: 1px solid black; padding: 2px;">0.1</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Asian and White:                         | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Black/African American and White:        | <span style="border: 1px solid black; padding: 2px;">0.1</span>  | <span style="border: 1px solid black; padding: 2px;">0.8</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| American Indian/Alaska Native and Black: | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Other Multi Racial:                      | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">1.3</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Asian/Pacific Islander:                  | <span style="border: 1px solid black; padding: 2px;">2.5</span>  | <span style="border: 1px solid black; padding: 2px;">5.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |

### ETHNICITY:

|          |   |  |   |   |
|----------|---|--|---|---|
| Hispanic | <span style="border: 1px solid black; padding: 2px;">4.1</span> | <span style="border: 1px solid black; padding: 2px;">14.6</span> | <span style="border: 1px solid black; padding: 2px;">8.3</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> |
|----------|---|--|---|---|

### HOUSEHOLD SIZE:

|                    |  |  |  |  |
|--------------------|--|--|--|--|
| 1 Person:          | <span style="border: 1px solid black; padding: 2px;">54.6</span> | <span style="border: 1px solid black; padding: 2px;">9.6</span>  | <span style="border: 1px solid black; padding: 2px;">30.6</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |
| 2 Persons:         | <span style="border: 1px solid black; padding: 2px;">15.7</span> | <span style="border: 1px solid black; padding: 2px;">17.2</span> | <span style="border: 1px solid black; padding: 2px;">27.8</span> | <span style="border: 1px solid black; padding: 2px;">33.3</span> |
| 3 Persons:         | <span style="border: 1px solid black; padding: 2px;">14.0</span> | <span style="border: 1px solid black; padding: 2px;">18.0</span> | <span style="border: 1px solid black; padding: 2px;">15.3</span> | <span style="border: 1px solid black; padding: 2px;">66.7</span> |
| 4 Persons:         | <span style="border: 1px solid black; padding: 2px;">8.1</span>  | <span style="border: 1px solid black; padding: 2px;">18.8</span> | <span style="border: 1px solid black; padding: 2px;">5.6</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |
| 5 Persons:         | <span style="border: 1px solid black; padding: 2px;">5.7</span>  | <span style="border: 1px solid black; padding: 2px;">17.6</span> | <span style="border: 1px solid black; padding: 2px;">12.5</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |
| 6 Persons:         | <span style="border: 1px solid black; padding: 2px;">1.5</span>  | <span style="border: 1px solid black; padding: 2px;">10.9</span> | <span style="border: 1px solid black; padding: 2px;">6.9</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |
| 7 Persons:         | <span style="border: 1px solid black; padding: 2px;">0.4</span>  | <span style="border: 1px solid black; padding: 2px;">5.9</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |
| 8 or more Persons: | <span style="border: 1px solid black; padding: 2px;">0.0</span>  | <span style="border: 1px solid black; padding: 2px;">2.1</span>  | <span style="border: 1px solid black; padding: 2px;">1.4</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |

### HOUSEHOLD TYPE:

|                        |  |  |  |   |
|------------------------|--|--|--|---|
| Single/Non-Elderly:    | <span style="border: 1px solid black; padding: 2px;">50.0</span> | <span style="border: 1px solid black; padding: 2px;">9.6</span>  | <span style="border: 1px solid black; padding: 2px;">13.9</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Elderly:               | <span style="border: 1px solid black; padding: 2px;">6.8</span>  | <span style="border: 1px solid black; padding: 2px;">1.7</span>  | <span style="border: 1px solid black; padding: 2px;">31.9</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Related/Single Parent: | <span style="border: 1px solid black; padding: 2px;">32.8</span> | <span style="border: 1px solid black; padding: 2px;">34.3</span> | <span style="border: 1px solid black; padding: 2px;">23.6</span> | <span style="border: 1px solid black; padding: 2px;">100.0</span> |
| Related/Two Parent:    | <span style="border: 1px solid black; padding: 2px;">9.0</span>  | <span style="border: 1px solid black; padding: 2px;">51.9</span> | <span style="border: 1px solid black; padding: 2px;">26.4</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |
| Other:                 | <span style="border: 1px solid black; padding: 2px;">1.5</span>  | <span style="border: 1px solid black; padding: 2px;">2.5</span>  | <span style="border: 1px solid black; padding: 2px;">4.2</span>  | <span style="border: 1px solid black; padding: 2px;">0.0</span>   |

### SUPPLEMENTAL RENTAL ASSISTANCE:

|                |  |  |
|----------------|--|--|
| Section 8:     | <span style="border: 1px solid black; padding: 2px;">33.2</span> | <span style="border: 1px solid black; padding: 2px;">0.0</span> <sup>#</sup> |
| HOME TBRA:     | <span style="border: 1px solid black; padding: 2px;">0.0</span>  |  |
| Other:         | <span style="border: 1px solid black; padding: 2px;">27.8</span> |  |
| No Assistance: | <span style="border: 1px solid black; padding: 2px;">39.0</span> |  |

**# of Section 504 Compliant Units / Completed Units Since 2001** 11

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM  
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Des Moines

State: IA

Group Rank: 95  
(Percentile)

State Rank: 2 / 6 PJs

Overall Rank: 94  
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

| FACTOR                              | DESCRIPTION   | THRESHOLD* | PJ RESULTS   | RED FLAG |
|-------------------------------------|---|------------|--------------|----------|
| 4                                   | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 73.60%   | <b>92.31</b> |          |
| 5                                   | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS    | < 47.54%   | <b>78.01</b> |          |
| 6                                   | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME                  | < 70%**    | <b>97.79</b> |          |
| 8                                   | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS                | < 90.20%   | <b>100</b>   |          |
| "ALLOCATION-YEARS" NOT DISBURSED*** |   | > 3.500    | <b>3.07</b>  |          |

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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